

AFTER RECORDING RETURN TO:  
H. Mark Beanblossom, P. C.  
1713 Kirby Parkway, Suite 100  
Memphis, Tennessee 38120  
(901)758-0500

6/28/05 10:34:12  
BK 503 PG 175  
DESOTO COUNTY, MS  
W.E. DAVIS, CH CLERK

## WARRANTY DEED

THIS INDENTURE, made and entered into this 24th day of June, 2005, by and between Lucy C. Holbach and Charles L. Chavis, Both Married Persons, party of the first part, and Michael Moore, A Married Person, As Joint Tenants With Right of Survivorship and not as Tenants In Common, party of the second part.

WITNESSETH: That for and inconsideration of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in the City of Olive Branch, County of DeSoto, State of Mississippi.

Lot 24, Section B, Quail Hollow Subdivision, in Section 24, Township 1 South, Range 7 West, DeSoto County, Mississippi, as per plat of record in Plat Book 24, Pages 44-45, in the Chancery Clerk's Office of DeSoto County, Mississippi, to which plat reference is hereby made for a more particular description of said property.

This being the same property conveyed to Grantors herein by Quit Claim Deed of record in Book 294, Page 651 and Book 372, Page 799, in the Chancery Clerk's Office of DeSoto County, Mississippi.

This conveyance is made subject to the 2005 City and County Taxes which are not yet due and payable and which Grantee hereby assumes and agrees to pay and further subject to Subdivision Restrictions, Building Lines and Easements of record in Plat Book 24, Pages 44 and 45, and Subdivision and Zoning Regulations in effect in DeSoto County, rights of ways and easements for public roads and public utilities and restrictive covenants and easements of record, all in said Clerk's Office.

It is understood and agreed that the taxes for the year 2005 have been prorated as of this date on an estimated basis and when said taxes are actually determined, if the proration is incorrect then the Grantor(s) agree to pay Grantee(s) or their assigns any deficiency and likewise Grantee(s) agree to pay Grantor(s) or their assigns any amount overpaid.

Jane V. Chavis, wife of Charles L. Chavis, hereby conveys any and all of her right, title and interest in the property herein by virtue of marriage, but makes no warranties of title whatsoever.

Gerald Holbach, husband of Lucy C. Gray Holbach, hereby conveys any and all of his right, title and interest in the property herein by virtue of marriage, but makes no warranties of title whatsoever.

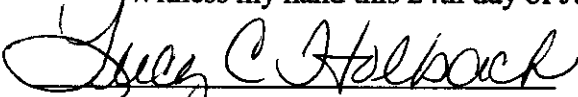
The undersigned Lucy C. Holbach is one and the same as Lucy C. Gray, by virtue of marriage subsequent to acquiring property.


( ) unimproved

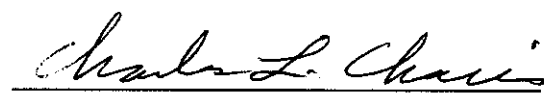
This is ( X ) improved property known as 8800 Setter Lane, Olive Branch, MS 38654

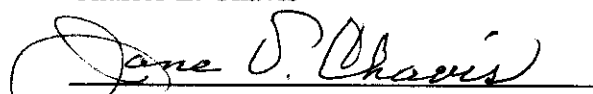
TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possesses of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 24th day of June, 2005.

  
Lucy C. Holbach

  
Gerald Holbach

  
Charles L. Chavis

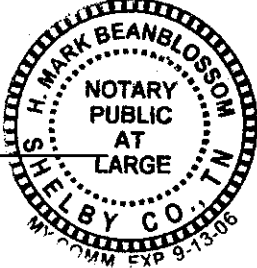
  
Jane V. Chavis

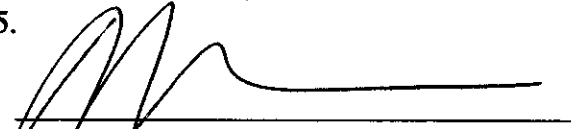
Mark Beanblossom Seal

STATE OF TENNESSEE  
COUNTY OF SHELBY

Before me, the undersigned, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared Lucy C. Holbach and husband, Gerald Holbach and Charles L. Chavis and wife, Jane V. Chavis, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

WITNESS my hand and Notarial Seal at office this 24th day of June, 2005.



  
Notary Public

My Commission Expires: \_\_\_\_\_

SEND TAX BILLS TO:  
SunTrust Mortgage  
7770 Poplar Avenue, Suite 103  
Germantown, TN 38138

GRANTORS:  
Lucy C. Holbach and Charles L. Chavis  
4360 Redwood Drive  
Olive Branch, MS 38654  
HOME: (901) 483 1747  
OFFICE: (901) 323 0185

GRANTEES:  
Michael Moore  
8800 Setter Lane  
Olive Branch, MS 38654  
HOME: (662) 893-6098  
OFFICE: (901) 387-1115